

Paul LePage
Governor



**Maine Department of Public Safety
State Fire Marshal's Office
45 Commerce Drive
52 State House Station
Augusta, Maine 04333-0052**



John Morris

Commissioner

Chief Joseph Thomas
State Fire Marshal
Phone: 207-626-3870
Fax: 207-287-6251

Statement of Deficiencies and Plan of Corrections

Facility Name: Horeb Lodge # 91 A.F&A.M Location: 75 Main St Lincoln, Maine 04457 Facility Type: Assembly Telephone: Resource ID: File # 85325	Owner Name: Same Address: Date: 12/20/18
During an inspection of your facility a certified State Inspector has found the following violations.	In this right-hand column, you are required to indicate how and when you will have these violations corrected. Complete this information and return this "Plan of Correction" to the above address within 10 days of receipt of this statement.

Life Safety Inspection conducted by Supervisor Gregory Day, Fire Inspectors Scott Cyr and Tim Chamot, Bruce Arnold Lincoln Code Enforcement and present was Bob Gauthier of the Lodge. Building is a 3-story wood frame building with basement. 3rd story is place of assembly, 2nd story is storage and 1st floor is business with a room of assembly. The basement is a place of assembly. This inspection report is as the building stands today. Any renovations would require a plan review for new construction and a review for Americans with Disabilities Act. There was no electrical, heating, plumbing, mechanical or Maine Building Codes evaluation done by this office.

- 1) The building requires a sprinkler system. The 3rd floor and basement are places of assembly. Because the facility is wood frame, the basement can only be used for a place of assembly if sprinkler system installed. The 3rd floor place of assembly is not allowed with the construction type as it is. The Office of State Fire Marshal would allow the 3rd floor to continue as its current use with a sprinkler system installed.**

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- 2) There is no fire separation between the occupancies. The assembly floors require two-hour fire separation from business occupancy and two-hour fire separation from the storage area of the 2nd floor. This can be reduced to one hour with a sprinkler system.
- 3) The exit corridors are not 1-hour fire rated.
- 4) The interior stairways need 1-hour fire doors on each floor that are self-closing and positive latching. The stairways need to be 1-hour fire rated also.
- 5) Boiler rooms, storage rooms and other hazardous rooms require a 1-hour fire separation with 1-hour fire doors that self-close and positive latch. None of these rooms have proper fire separation.
- 6) The building needs proper interior finish. We could not find any markings on the paneling in the building. It is possible that will need to be replaced. There is plastic on ceilings and walls on the 3rd floor that must be covered and not allowed to be exposed. Third story-missing plaster/exposed laths (Pool Room). Third story foyer has poly over exposed laths. OSB board on walls in town office file storage room. Walls in basement dining room do not meet interior class finish

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- 7) Fire extinguisher throughout need annual check (last done 2013 and some 2001) and monthly checks not done. Some need hydro testing.
- 8) Emergency light in kitchen not working. Emergency light on 2nd floor not working.
- 9) Emergency Lights and Exits require monthly inspection and documented that they are working properly.
- 10) Need to provide more emergency lighting in facility.
- 11) Third floor and basement kitchens have stoves with no commercial cooking hood/suppression Systems.
- 12) Meeting room had a three-way multi tap device that was cracked and was plugged into an extension cord. Cannot use the three-way that is cracked and plugged into an extension cord.
- 13) Exposed electrical wires and missing backing for electrical panel- 2nd floor near Marine Corp room. Exposed wires need to be in proper box or removed.
- 14) Extension cord used in kitchen to power appliances. Cannot use extension cords for permanent source of appliances.
- 15) Exposed electrical panel-missing cover in space adjacent to boiler room.
- 16) Extension cords in basement as a permanent source of power for dehumidifiers
- 17) Light switches missing covers. Junction boxes missing covers.

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- 18) Town office had a power strip used to power coffee pot, microwave. The microwave shall be plugged directly into an outlet.
- 19) Inadequate/missing exit signs on throughout facility.
- 20) No handrails for stairs leading to basement
- 21) Space heater in town office-accessing office, used within 3' of combustibles, no tip over safety
- 22) Headroom in stairwell from 2nd-3rd floor is less than 6-8"
- 23) 3rd floor doors need to swing in the direction of egress (outward).
- 24) 3rd floor doors and basement doors need panic hardware
- 25) Kitchen exit door is only 63" in height and has an 8" concrete lip at base of the door
- 26) Barrel bolt lock on double exit doors- basement. Basement exit door has knob that requires special knowledge to unlock
- 27) Town records storage room, Police/Fire records storage room, athletic equipment storage. Doors are required to have required to be substantial, self-closing positive latching.
- 28) Ceiling penetrations are required to be repaired in storage rooms throughout facility and 2nd floor storage rooms
- 29) Pink rigid foam, spray foam covering window in storage room where phone equipment, is required to have thermal barrier, or remove.
- 30) Pink rigid foam, spray foam covering window in Fuel tank room is required to have thermal barrier, or remove.

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31) The basement does not have proper exits. The area needs two exits remote from each other. The main entrance is from side of the building. The 2nd exit empties into an office on the 2nd floor and is not remote. The exits must be half the distance apart of the diagonal of the building.

32) The 2nd floor needs a 2nd exit. The 2nd exit from this floor was removed from the side of the building.

33) The fire escape from the 3rd floor needs to be evaluated by an engineer for structure and weight loads.

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